

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

In accordance with Texas Property Code section 209.004, Texas Residential Property Owners Protection Act, WALKER COUNTY SPRING LAKE ESTATES HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, certifies as to the following:

1. The name of the subdivision is Spring Lake Estates.
2. The name of the association is Walker County Spring Lake Estates Homeowners Association, Inc., a Texas nonprofit corporation. The bylaws of the association are recorded in Volume 1161, Page 204 of the Official Records of Walker County, Texas.
3. The subdivision is described in Volume 1161, Page 198 of the Official Records of Walker County, Texas.
4. The declaration is recorded in Volume 716, Page 192 of the Official Records of Walker County, Texas, as supplemented by Volume 1161, Page 183 of the Official Records of Walker County, Texas.
5. The name and mailing address for the association are as follows:

Walker County Spring Lake Estates Homeowners Association, Inc.
700 University Drive East, Suite 108
College Station, Texas 77840
Attention: Berkshire Hathaway HomeServices Caliber Realty
6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative are as follows:

Berkshire Hathaway HomeServices Caliber Realty
700 University Drive East, Suite 108
College Station, Texas 77840
979.703.1819
hoa@bhhs caliber.com
7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Texas Property Code section 207.006 is www.bhhs caliber.com/hoa/deedrestrictions/spring-lake-estates/.

8. The association charges the following fee relating to a property transfer in the subdivision: an administration fee in the amount of \$125.00.

EXECUTED as of the 14th day of December 2021.

WALKER COUNTY SPRING LAKE ESTATES
HOMEOWNERS ASSOCIATION, INC. a Texas nonprofit
corporation

By:

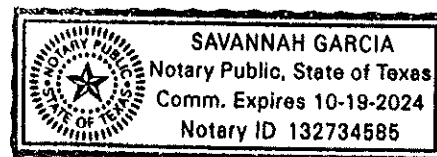
Suzan Reed
Suzan Reed, Managing Agent

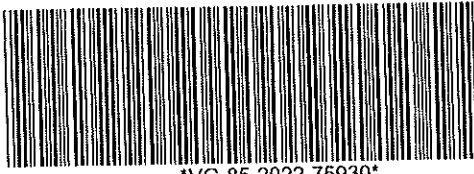
STATE OF TEXAS

COUNTY OF BRAZOS

This instrument was acknowledged before me on this the 14th day of December 2021 by Suzan Reed, Managing Agent WALKER COUNTY SPRING LAKE ESTATES HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said corporation and in the capacity therein stated.

Savannah Garcia
Notary Public, State of Texas





VG-85-2022-75930

Walker County
Kari A. French
Walker County Clerk

Instrument Number: 75930

Real Property

CERTIFICATE

Recorded On: January 12, 2022 03:41 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$30.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Instrument Number: 75930
Receipt Number: 20220112000057
Recorded Date/Time: January 12, 2022 03:41 PM
User: Jessica D
Station: Recording

Record and Return To:

HLEPT
1021 UNIVERSITY DRIVE EAST
COLLEGE STATION TX 77840-2185



STATE OF TEXAS
COUNTY OF WALKER

I hereby certify that this Instrument was FILED In the Instrument Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Walker County, Texas.

Kari A. French
Walker County Clerk
Walker County, TX